

Florence, New Jersey
October 17, 2007

The Florence Township Council held a regular meeting on the above date in the Municipal Complex, 711 Broad Street, Florence, New Jersey.

The meeting was called to order by Council President Baldorossi at 8:00 PM. President Baldorossi led the Salute to the Flag.

The following statement was read by the Township Clerk: "Notice of this meeting has been given in accordance with the Open Public Meetings Act. Notice was published in the Burlington County Times on January 7, 2007; given to the Register News for information. Notice was posted on the Municipal Bulletin Board."

Upon roll call the following were found to be present:

Frank Baldorossi, President
John Fratinardo
Bruce Garganio
Jerry Sandusky

Also present:

Mayor Michael Muchowski; Richard Brook, Township Administrator; Thomas Sahol, Assistant Municipal Administrator; Dante Guzzi, Township Engineer; William John Kearns, Jr., Township Solicitor; Joy M. Weiler, Township Clerk

MINUTES

Fratinardo made a MOTION; seconded by Sandusky to approve the following minutes. Roll call vote – all ayes. Motion carried.

Regular Session

September 5, 2007 and September 19, 2007

FINANCIAL CORRESPONDENCE

It was on the MOTION of Sandusky; seconded by Garganio to receive and file the Township Clerk's report and Court Administrator's report for September. Roll call vote – all ayes. Motion carried.

Sandusky made a MOTION; seconded by Garganio to approve the Treasurer's Bill List. Roll call vote – all ayes. Motion carried.

REGULAR CORRESPONDENCE

Nothing at this time.

APPLICATIONS

Nothing at this time.

PUBLIC COMMENTS

Nothing at this time.

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All residents having an opportunity to be heard, MOTION by Fratinardo; seconded by Sandusky to close the public portion of the meeting. All ayes - motion carried.

RESOLUTIONS

RESOLUTION NO. 2007-168

AUTHORIZING REFUND OF CERTAIN TAX OVERPAYMENTS

RESOLUTION NO. 2007-169

**WELL NO. 6, WELL PUMP, BUILDING & APPURTENANCES
B&H CONTRACTING, INC., 1022 BLACK HORSE PIKE,
FOLSOM, NEW JERSEY, 08037**

RESOLUTION NO. 2007-170

**RESOLUTION PROVIDING FOR THE INSERTION OF A SPECIAL ITEM
OF REVENUE IN THE BUDGET OF THE TOWNSHIP OF FLORENCE,
COUNTY OF BURLINGTON, PURSUANT TO N.J.S. 40A:4-87
CHAPTER 159, P.L. 1948**

RESOLUTION NO. 2007-171

**AMEND LEASE AGREEMENT WITH ROEBLING HISTORICAL
SOCIETY FOR HISTORICAL MUSEUM AT SECOND AVE. & MAIN STREET
AMENDED AGREEMENT WITH THE MAIN GATE MUSEUM NOTED AS
THE ROEBLING MAIN GATE MUSEUM**

It was on the MOTION of Garganio, seconded by Fratinardo that Resolutions 2007-168 through 2007-171 be approved.

On the Question

Nothing at this time.

Upon roll call Council voted as follows:

YEAS: Fratinardo, Garganio, Sandusky, Baldorossi

NOES: None

ABSENT: Ryan

Unanimous approval.

ORDINANCES

**ORDINANCE NO. 2007-15
(1st Reading)**

**AN ORDINANCE OF THE TOWNSHIP OF FLORENCE AUTHORIZING THE
EXECUTION OF A LEASE BETWEEN THE TOWNSHIP OF FLORENCE AND
FLORENCE AGAINST ALCOHOL AND DRUGS LEASING A CERTAIN
MUNICIPAL BUILDING**

It was on the MOTION of Sandusky, seconded by Garganio to approve Ordinance No. 2007-15 on first reading and set adoption for November 7, 2007.

On the Question

Nothing at this time.

Upon roll call Council voted as follows

YEAS: Fratinardo, Garganio, Sandusky, Baldorossi

NOES: None

ABSENT: Ryan

Unanimous approval.

REPORTS

Committees, Boards and Officers

- Nothing at this time

Mayor Muchowski

- Mayor Muchowski apologized for being a little late this evening. He was enjoying the first Girls Field Hockey Team game under the lights.
- Since this is the last meeting before Election Day, Mayor Muchowski wished all the candidates good luck.

Administrator

- Administrator Brook provided a memo in the packet concerning the County and **Farmland Preservation**. Request that the County continue to keep the **Lounsberry property (Block 168, Lot 5.01)** in its current condition, which is zoned Industrial. They are looking for a comment back from the municipality, whether to keep it as is or consider looking into for Farmland Preservation. Council Member Garganio believes there is the possibility of a good ratable being developed on that site and would like to keep as is. There is limited acreage in the area of Interstate 295; there are plenty of farms for the Farmland Preservation list. Mayor Muchowski brought it up at the Planning Board meeting earlier this week and the same concern was echoed around the 295 interchange. There is always the ability to re-enter the site into Farmland Preservation. Mayor Muchowski stated that concern has been discussed regarding generating revenue and sacrificing the

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traffic flow throughout Florence-Columbus Road, especially at Route 130. Any developer that this has been discussed with understands the concern. Mayor Muchowski concurs with Council Member Garganio to keep the current zone for now. Council Members also agree.

Council Member Garganio requested a map with a listing of the farms. Assistant Administrator Sahol will provide in the next packet showing existing and targeted farms.

Mayor Muchowski followed up on a discussion brought up by Council Member Garganio at a previous meeting regarding whether it was time to put forth a Referendum question regarding dedicated funds for municipal cost sharing on some of these parcels. Council Member Garganio asked if the procedure was the same for a Binding Referendum as it is for a Non Binding Referendum? Solicitor Kearns stated that it is the same procedure. Council Member Garganio requested a preliminary look at what the cost would be. Administration will report back for the November Worksession.

Assistant Administrator

- Assistant Administrator Sahol stated that the front and rear of the **municipal building is now handicapped accessible** with installation of automatic doors.
- Assistant Administrator Sahol stated that he spoke to the County's Engineering Department regarding the survey work on **Delaware Avenue in the area of Station Road** and they are looking into scheduling the survey. The County has on going projects that have their survey crew tied up.
- Assistant Administrator Sahol also discussed **Florence-Columbus Road**. Verizon has begun moving their lines and poles. Mayor Muchowski asked if the Wawa expansion was going to run into the same scenario as Florence-Columbus Road and if so, is there something that could be done now? Administrator Brook will contact Wawa's general contractor to see if they think they will have issues and if so, he will contact the governmental representative at PSE&G.

Township Solicitor

- Nothing at this time.

Township Engineer

- Nothing at this time.

UNFINISHED BUSINESS

Delaware Avenue Parking

Don Kaminski, 10 Mc Cay Drive, stated that he witnessed a near head on collision on Delaware Avenue this morning by the deli. He asked if there was anything that could be done to expedite the County to do the survey? Assistant Administrator Sahol explained that the County has current projects going on that their engineers are committed to. He will call to see when the survey is scheduled to be done.

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NEW BUSINESS

Council Vice President Fratinardo has seen the **speed limit painted on the roadway** in other communities. He feels there are areas in the township that would benefit from the speed limit being painted on the roadway. He feels it may slow people down. Council Vice President Fratinardo had Assistant Administrator Sahol check with the Chief of Police to see if it could be done in the community and he advised that it can be done. Council Members in agreement to try and discussed areas that would benefit from the speed limit being painted on the roadway. Administrator Brook has seen them and believes it does grab a driver's attention. Administrator Brook will provide dimensions and areas that it may work for Mayor and Council to review.

Council Member Garganio questioned the status of **Hapco/Amoco?** Dan Guzzi, Township Engineer, stated that they have not received DOT approval yet for the driveway entrance but they are working on finishing up the rest of the project. Administrator Brook stated that they have been putting up the cones in the morning, since the start of school, to keep trucks from exiting on Cedar Lane. Council Member Garganio asked when they would be receiving approval from DOT? Mr. Guzzi expected approval two months ago. He will call their engineer for an update. He will also call the State for a status of the application.

BOARD OF HEALTH

Nothing at this time.

MISCELLANEOUS

Nothing at this time.

ADJOURN TO CLOSED SESSION

8:28 PM MOTION by Fratinardo, seconded by Garganio to adjourn to Closed Session. Action may be taken following Closed Session. Roll call vote - all ayes.

RETURN TO OPEN SESSION

9:35 PM MOTION by Garganio, seconded by Fratinardo to return to Open Session. Roll call vote - all ayes.

RESOLUTION NO. 2007-172

**APPROVE CHANGE ORDER NO. 2 AND
PARTIALLY APPROVE CURRENT ESTIMATE NO. 7
AND CURRENT ESTIMATE NO. 8 FOR
2006 PARK IMPROVEMENT PROJECT
COMMAND CO.
135 HARTFORD ROAD, MEDFORD, NJ 08055**

It was on the MOTION of Garganio, seconded by Fratinardo that Resolution 2007-172 be approved.

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On the Question

Nothing at this time.

Upon roll call Council voted as follows:

YEAS: Fratinardo, Garganio, Sandusky, Baldorossi

NOES: None

ABSENT: Ryan

Unanimous approval.

RESOLUTION NO. 2007-173

**AUTHORIZE THE TOWNSHIP SOLICITOR TO TAKE
LEGAL ACTION AGAINST
COMMAND COMPANY, 135 HARTFORD ROAD, MEDFORD, NJ 08055
AND ITS BONDING COMPANY
FOR UNACCEPTABLE AND DEFICIENT WORK ON THE
2006 PARK IMPROVEMENT PROJECT**

It was on the MOTION of Garganio, seconded by Fratinardo that Resolution 2007-173 be approved.

On the Question

Nothing at this time.

Upon roll call Council voted as follows:

YEAS: Fratinardo, Garganio, Sandusky, Baldorossi

NOES: None

ABSENT: Ryan

Unanimous approval.

9:45 PM MOTION by Sandusky, seconded by Fratinardo to adjourn meeting. Roll call vote - all ayes.

ADJOURNMENT

9:45 PM: Meeting adjourned.

Respectfully submitted,

JOY M. WEILER
Township Clerk

/mab